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ATTORNEYS FOR DEBTOR SUPERIOR AIR PARTS, INC.

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE NORTHERN DISTRICT OF TEXAS
DALLAS DIVISION**

IN RE: § Case No. 08-36705
SUPERIOR AIR PARTS, INC., § Chapter 11
Debtor. §

**UNOPPOSED MOTION FOR EXTENSION OF TIME TO ASSUME OR REJECT
UNEXPIRED LEASE OF NON-RESIDENTIAL REAL PROPERTY**

TO: THE HONORABLE BARBARA J. HOUSER,
UNITED STATES BANKRUPTCY JUDGE:

Superior Air Parts, Inc. ("Superior" or "Debtor"), as debtor and debtor-in-possession, files this Unopposed Motion for Extension of Time to Assume or Reject Unexpired Non-Residential Real Property Lease ("Motion") as follows:

1. The 120-day statutory period in which Debtor may assume or reject its unexpired, non-residential real property lease(s) expires on April 30, 2009. Debtor seeks an extension of 90-days, to July 29, 2009, in which to assume or reject the unexpired, non-residential real property lease with its landlord, Texas Dugan Limited Partnership ("TDLP"). Undersigned counsel has consulted with counsel for TDLP and

has been advised that TDLP does not oppose this Motion. This motion is in the best interest of the estate because the Debtor is still in the process of formulating a plan of reorganization and the additional time is necessary to determine whether assumption or rejection is appropriate.

2. The relief requested is permitted under 11 U.S.C. § 365 (d)(4)(B)(i).
3. This case was commenced on December 31, 2008. At the beginning of this case, the Debtor was on a fast track to sell all assets under an approved bidding procedure. On February 24 and 25, 2009, the Debtor conducted an auction of its assets, but the end result was that the Debtor did not receive any offer that was acceptable to the Debtor and the Committee.
4. The Debtor is currently operating in the ordinary course of business while a plan of reorganization is formulated.
5. Debtor's entire business operates out of the facility located at 621 South Royal Lane, Suite 100, Coppell, Texas, which is leased from TDLP. The leased premises is critical to Debtor's piece parts business.
6. The Debtor plans to continue operating in the ordinary course until a final plan of reorganization is formulated but does not want to bind any future purchaser with the TDLP lease until the plan, with any potential sale, has been proposed and confirmed. The Debtor is current on its bills and has sufficient cash flow to be able to make payments under the lease in the ordinary course. The additional time is also needed to negotiate with TDLP on an assumption and/or modification to the lease which will permit the reorganized Debtor to profitably remain in the space or to increase its going concern value for any potential purchaser.

WHEREFORE, the Debtor requests that the Court enter an Order extending the deadline in which Debtor may assume or reject its unexpired, non-residential real property lease with Texas Dugan Limited Partnership to July 29, 2009 and granting such other and further relief as this Court may deem just and proper.

Respectfully submitted,

/s/ Duane J. Brescia

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CERTIFICATE OF CONFERENCE

The undersigned has conferred with Texas Dugan Limited Partnership, the lessor, and with counsel to the Official Committee of Unsecured Creditors, who do not oppose this Motion.

/s/ Duane J. Brescia

Duane J. Brescia

CERTIFICATE OF SERVICE

The undersigned certifies that true and correct copies of the foregoing pleading were forwarded to the parties listed below and on the attached service list via first class U.S. Mail, postage prepaid, on the 14th day of April, 2009.

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